

RECORD OF SURVEY
FOR
DENNIS RENTZ
LOCATED IN BLOCK 57
OF THE CITY OF DUCHESNE
IN THE NW1/4 SW1/4 OF SECTION 1
TOWNSHIP 4 SOUTH, RANGE 5 WEST
UINTAH SPECIAL BASE AND MERIDIAN
DUCHESNE COUNTY, UTAH

SURVEYOR'S CERTIFICATE

I, Clinton S. Peatross, do hereby certify to Dennis Rentz and Gail Y. Rentz, that I am a Professional Land Surveyor, and that I hold License No. 155666, as prescribed by the laws of the State of Utah; and in accordance with Section 17-23-17 of the Utah Code, have made a survey of the following described tracts of land, and that I have verified all measurements and placed monuments as represented on the plat, for the purpose of a creating a Record of Survey Plat:

ORIGINAL PROPERTY DESCRIPTION

ACCORDING TO THAT CERTAIN WARRANTY DEED, RECORDED 11 August 2017
AS FOUND BY ENTRY #507709, AT PAGES 1 THROUGH 4

ALL THAT CERTAIN PARCEL OF LAND SITUATED IN THE COUNTY OF DUCHESNE AND STATE OF UTAH BEING KNOWN AND DESIGNATED AS FOLLOWS:

LOTS 15 AND 16, BLOCK 57, DUCHESNE CITY SURVEY, ACCORDING TO THE OFFICIAL PLAT THEREOF AS FOUND IN THE OFFICE OF THE RECORDER, DUCHESNE COUNTY, UTAH.

BEGINNING AT THE NORTHWEST CORNER OF LOT 16, BLOCK 57, DUCHESNE CITY SURVEY; THENCE NORTH 10 FEET; THENCE EAST 110 FEET; THENCE SOUTH 185 FEET; THENCE WEST 110 FEET; THENCE NORTH 25 FEET TO THE SOUTHWEST CORNER OF SAID LOT 16; THENCE EAST 100 FEET TO THE SOUTHEAST CORNER OF LOT 16 OF SAID BLOCK 57; THENCE NORTH 150 FEET; THENCE WEST 100 FEET TO THE POINT OF BEGINNING.

NEW PROPERTY DESCRIPTION

NORTH PARCEL

A TRACT OF LAND LOCATED IN BLOCK 57, DUCHESNE CITY SURVEY, BEING FURTHER DESCRIBED AS FOLLOWS: BEGINNING AT A POINT BEING NORTH 10.00 FEET AND EAST 10.00 FROM THE NORTHEAST CORNER OF LOT 16 OF SAID BLOCK 57; THENCE SOUTH 103.00 FEET; THENCE WEST 110.00 FEET TO A POINT ON THE WEST LINE OF LOT 15 OF SAID BLOCK 57; THENCE NORTH 103.00 FEET; THENCE EAST 110.00 FEET TO THE POINT OF BEGINNING.

SOUTH PARCEL

A TRACT OF LAND LOCATED IN BLOCK 57, DUCHESNE CITY SURVEY, BEING FURTHER DESCRIBED AS FOLLOWS: BEGINNING AT A POINT BEING EAST 10.00 FEET AND SOUTH 25.00 FEET FROM THE SOUTHEAST CORNER OF LOT 16 OF SAID BLOCK 57; THENCE WEST 110.00 FEET TO A POINT SOUTH 25 FEET FROM THE SOUTHWEST CORNER OF LOT 15 OF SAID BLOCK 57; THENCE NORTH 82.00 FEET ALONG THE WEST LINE OF SAID LOT 15; THENCE EAST 110.00 FEET TO A POINT BEING 10.00 EAST OF THE EAST LINE OF SAID BLOCK 16; THENCE SOUTH 82.00 FEET TO THE POINT OF BEGINNING.

OWNER'S CERTIFICATE

Know all men by these presents: that we the undersigned owner's of the above described tract of land, have caused the same to be surveyed for a parcel split, and a plat to be prepared, to be in compliance with the Duchesne City Ordinances, to legally convey and transfer land ownership.

DENNIS RENTZ

GAIL Y. RENTZ

ACKNOWLEDGEMENT

County of

} s.s.

State of

On this _____ day of _____, 20____, personally appeared before me, DENNIS RENTZ, and GAIL Y. RENTZ, the signer's of the above OWNER'S CERTIFICATE, and who acknowledged to me that they signed it freely and voluntarily for the uses and purposes therein mentioned.

My commission expires: _____

Notary Public

DUCHESNE CITY PLANNING AND ZONING

Approved as a parcel split this _____ day of _____, 20____.

Planning and Zoning Chairperson

DUCHESNE CITY COUNCIL

Approved as a parcel split this _____ day of _____, 20____.

Mayor

Attest:
City Clerk

DUCHESNE COUNTY RECORDER

State of Utah

County of Duchesne } s.s.

Entry Number _____

Filed for recording at the request of _____ on this _____

day of _____, 20____. Time _____ Entry # _____

Fee: _____

Shelley Brennan Duchesne County Recorder

NARRATIVE

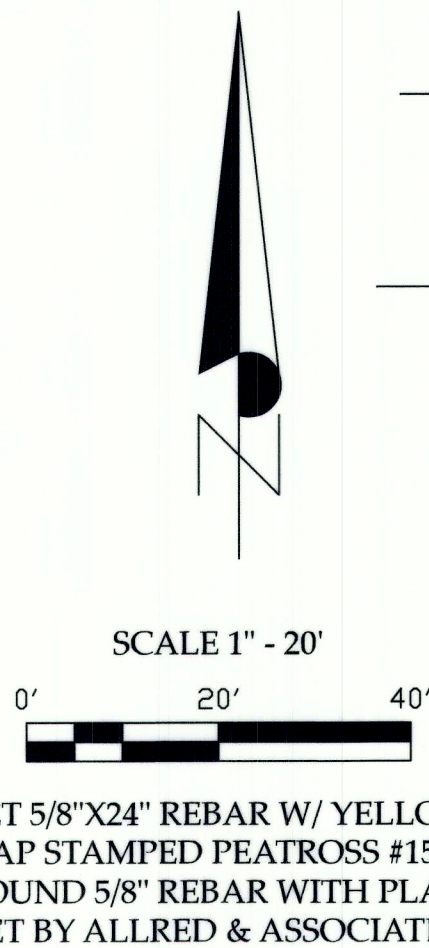
PURPOSE OF SURVEY: Perform a boundary survey, split into two parcels, and then prepare a Record of Survey plat.
BASIS OF BEARING: Taken from a Record of Survey on file in the Duchesne County Surveyor's Office, file #3712.
SURVEY FINDINGS: As shown on the plat.
NOTE: This survey was performed at the request of Susan Hamilton. It does not insure or guarantee ownership, nor does it show liens, easements, rights of way, codes, covenants, conditions, obligations, or restrictions of use that may or may not be recorded. The location or depiction of public or private utilities, points of diversion of water and water rights are excluded from the scope of this survey.

FOUND ALUMINUM
CAP MONUMENT

RECORD = EAST 480.00' MEASURED = S 89°59'10" E 480.04'
300 SOUTH STREET

FOUND ALUMINUM
CAP MONUMENT

RECORD = NORTH 420.00' CALCULATED = N 0°01'27" E 419.98'



LOT 6

LOT 5

LOT 4

LOT 3

LOT 2

LOT 1

20.0' WIDE ALLEY

LOT 11

LOT 12

LOT 13

LOT 14

RECORD = WEST 480.00' MEASURED = N 89°58'50" W 480.04'

400 SOUTH STREET

200 WEST STREET

RECORD = SOUTH 420.00' MEASURED = S 0°01'27" W 420.03'

POINT OF
BEGINNING
NORTH
PARCEL

RECORD = SOUTH 185.00' MEASURED = S 0°01'27" W 185.01'

POINT OF
BEGINNING
SOUTH
PARCEL

FOUND ALUMINUM
CAP MONUMENT

MEASURED = S 89°59'00" E 110.01'

RECORD = EAST 110.00'

WOOD FENCE

ORIGINAL BLOCK LINE
10' WIDE STREET VACATED
ADDED TO ADJOINING LOTS

NORTH PARCEL



EAST 110.01'

SOUTH PARCEL

RECORD = WEST 110.00'

MEASURED = N 89°58'50" W 110.01'

WIRE FENCE

PREPARED BY
PEATROSS LAND SURVEYS
PROFESSIONAL LAND SURVEYOR
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HEBER CITY UTAH, 84032

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email: cspeatross@ubtanet.com

DRAFTED BY: ASHLEY PEATROSS DATE DRAFTED: 7/23/2019

SHEET : 1 OF 1 JOB NAME: DENNIS RENTZ JOB# 1326

County Surveyor's File # 4223